

GENERAL SERVICES ADMINISTRATION

Federal Supply Service

Authorized Federal Supply Schedule Price List

On-line access to contract ordering information, terms and conditions, up-to-date pricing, and the option to create an electronic delivery order are available through GSA Advantage!, a menu-driven database system. The INTERNET address GSA Advantage! is: GSAAdvantage.gov.

Schedule Title	Multiple Award Schedule FSC Group: Facilities, Industrial Products and Services
Special Item Numbers	334512, OLM
GSA Contract number	GS-07F-389AA
Contract Period	9/18/2018 – 9/19/2023
Contractor's name, address, and phone/fax	CONSTELLATION NEWENERGY, INC. 1310 POINT STREET, 13TH FL, Baltimore, MD 21231 Phone 978-848-6024, fax 443-213-3625
Contractor's Website	www.constellation.com
Contract Administrator	John Guregian email: john.guregian@constellation.com
Business size	Other than small business

For more information on ordering from Federal Supply Schedules click on the FSS Schedules button at fss.gsa.gov.

- 1a. Table of awarded special item number(s) with appropriate cross-reference to item descriptions and awarded price(s).

334512	Total Solution Support Products for Facilities Management Systems
OLM	Order Level Materials

- 1b. Identification of the lowest priced model number and lowest unit price for that model for each special item number awarded in the contract.

SIN	Unit Price
334512	\$38.71

- 1c. If the Contractor is proposing hourly rates, a description of all corresponding commercial job titles, experience, functional responsibility and education

- See Below -

2. Maximum order. –
SIN 334512, OLM \$250,000
3. Minimum order. – \$100
4. Geographic coverage (delivery area). 50 United States and US Territories
5. Point(s) of production (city, county, and State or foreign country). N/A, Services Only.
6. Discount from list prices or statement of net price. – Basic discount of 1.5% for Services accepted on the approved price list.
7. Quantity discounts. - None
8. Prompt payment terms. – Net 30 days
- 9a. Government purchase cards are accepted at or below the micro-purchase threshold.
- 9b. Government purchase cards are accepted above the micro-purchase threshold.
10. Foreign items (list items by country of origin). – n/a
- 11a. Time of delivery. (Contractor insert number of days.) – Per SOW
- 11b. Items available for expedited delivery upon request. – n/a
- 11c. Customer may contact the Contractor for rates for overnight and 2-day delivery.
- 11d. Urgent Requirements. Agencies may contact the Contractor's representative to request a faster delivery.
12. F.O.B. point(s). – n/a
- 13a. Ordering address(es). – 100 Constellation Way Ste 1200C, Baltimore, MD 21202
- 13b. Ordering procedures: Standard GSA.
14. Payment address(es). - – 100 Constellation Way Ste 1200C, Baltimore, MD 21202
15. Warranty provision. Standard Commercial Warranty
16. Export packing charges: n/a
17. Terms and conditions of Government purchase card acceptance (any thresholds above the micro-purchase level). – None
18. Terms and conditions of rental, maintenance, and repair: None
19. Terms and conditions of installation: None
20. Terms and conditions of repair parts indicating date of parts price lists and any discounts from list prices: None

- 20a. Terms and conditions for any other services: None
- 21. List of service and distribution points: None
- 22. List of participating dealers: N/A
- 23. Preventive maintenance: N/A
- 24a. Special attributes such as environmental attributes (e.g., recycled content, energy efficiency, and/or reduced pollutants): N/A
- 24b. Section 508 compliance information: N/A
- 25. Data Universal Number System (DUNS) number. 968993068
- 26. Notification regarding registration in System for Award Management (SAM) database: Active until 10/2/2014

SIN	Service Proposed (Labor Category)	Unit of Issue	Price Offered to GSA (with IFF)
334512	Director of Project Development	Hour	\$106.19
334512	Principal Project Engineer	Hour	\$92.30
334512	Director Operations	Hour	\$82.37
334512	Senior Project Manager	Hour	\$75.43
334512	Project Engineer	Hour	\$63.52
334512	Project Manager	Hour	\$61.53
334512	Operations Engineer Supervisor	Hour	\$62.52
334512	Associate Development Engineer	Hour	\$38.71
334512	Energy Analyst	Hour	\$47.64
334512	Energy Auditor	Hour	\$38.71



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Labor Categories	Responsibilities	Education	Experience (Years)
Director of Project Development	<p>Perform consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Oversees the workflow of a project development unit. Coordinates with business development to ensure projects meet contractual agreements. Leads and provides support to project development engineers during various project management phases, such as identification and qualification; conceptualization; pre-development and development and the activities associated with those phases. Ensures that goals and objectives are accomplished within the prescribed time frame and funding parameters. Oversees project support activities.</p>	B.S Degree	10
Principal Project Engineer	<p>Perform consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Assumes the lead in the identification and development of viable complex commercial and industrial and or federal sector energy services and energy asset projects initiated by the sales force or independently developed. Provides technical and financial analysis of energy conservation measures and energy supply for projects under review and/or consideration. Evaluates energy saving opportunities at customer facilities. Participates in the process of securing new customers by building business relationships. Assumes active role in the sales and bid process and installation phase. Acts as the lead liaison between the sales and project management teams.</p>	B.A or B.S Degree	8

Labor Categories	Responsibilities	Education	Experience (Years)
Director Operations	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Manage the Environment, Safety and Health programs. Maintain relationships with all regulatory agencies. Manage the operations of assigned operating facilities in a safe, reliable and efficient manner. Manage P&L for assigned operating facilities. Responsible for all key indicators for assigned operating facilities. Responsible for ensuring published company operating and safety policies and procedures remain current within the guidelines of regulatory agencies. Manage customer service, relationships, contracts, etc. Assists project development, design management and construction to ensure operations will meet all contractual obligations/performance guarantees. First contact for all external communication, media inquiries, etc. Responsible for public awareness of the business and the company's reputation with the general public.</p>	B.S Degree	10
Senior Project Manager	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Supervises plans, directs, coordinates and executes activities of designated projects during the implementation phase to ensure that goals or objectives are accomplished within the prescribed time frame and funding parameters. Manages projects to client contractual requirements utilizing appropriate resources. Responsible for a portfolio of small and large projects, often supervising multiple project managers. Responsible for completing project implementation on budget and on schedule. Ability to lead a project team.</p>	B.S Degree	5
Project Engineer	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Plans, coordinates and executes activities of designated projects during the development phase to ensure that goals or objectives are accomplished within the prescribed time frame and funding parameters. Manages projects to client contractual requirements, utilizing appropriate resources. Responsible for completing project development on budget and on schedule.</p>	B.S Degree	3



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Labor Categories	Responsibilities	Education	Experience (Years)
Project Manager	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Manage the Environment, Safety and Health programs. Maintain relationships with all regulatory agencies. Functional Duties/Responsibilities: Plans, coordinates and executes activities of designated projects during the implementation phase to ensure that goals or objectives are accomplished within the prescribed time frame and funding parameters. Manages project to client contractual requirements utilizing appropriate resources. Responsible for completing project implementation on budget and on schedule. Ability to lead a project team.</p>	B.S Degree	3
Operations Engineer Supervisor	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Manages all aspects of energy related projects implemented by constellation energy ensuring that they are operating as intended. Projects include upgrades to central plants, HVAC, lighting and on site generation equipment. Directs and oversees work of constellations operations department personnel. Ensures shared saving/performance projects meet savings projections and handles warranty issues on all projects. Oversees the usage of equipment by customers, contractor and employees and performed maintenance are in accordance with obligated. Manages maintenance contracts with outside contractors. Oversees the data retrieval, billing and accounts receivable/collections, and M&V reporting.</p>	B.S Degree	8

Labor Categories	Responsibilities	Education	Experience (Years)
Associate Development Engineer	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Under the direction of the Senior Project Developer, plans and executes activities of designated projects to ensure that goals or objectives are accomplished within the prescribed time frame and funding parameters. Responsible for completing projects on budget and on schedule. Assembles submittal packages for projects using the latest electronic software packages, such as AutoCAD, Microsoft Office, and Microsoft Project, Excel, etc. for internal review and for installation personnel to follow in the field for installation. Confers with developers or drafters to interpret design concepts, determine nature and type of required detailed working drawings, and coordinate work with others. Using independent judgment, reviews design arrangements and sequence of operations of mechanical equipment. Wiring diagrams, piping diagram and equipment diagrams shall be provided for review.</p>	B.S Degree	1
Energy Analyst	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>Monitors on a daily basis, industry publications to identify regulator changes impacting CEPS or client operations and presents findings to senior management via PowerPoint presentation. Supports the Business Development managers as they seek new clients and perform ongoing management of existing contracts.</p>	B.A or B.S Degree	5



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Labor Categories	Responsibilities	Education	Experience (Years)
Energy Auditor	<p>Perform installation, consultation and services for Facility Management Systems – Energy and Facility Management Functions and Services, Integration, Repair/Maintenance, Ancillary Services, Construction tasks, Training, Energy Audits, Project Management, etc.</p> <p>The energy analyst assists the energy consulting operations in achieving its general goals of (1) supporting the director of consulting services, business development managers, and project developers as they seek new clients; and (2) performing the commodity consulting responsibilities required for the ongoing management of existing contracts. More specifically the energy analyst will provide the necessary support for primarily the manager of energy consulting operations and the senior energy analyst involving the request for proposal commodity process; gathering energy market intelligence; performing utility tariff and third party retail commodity pricing analysis; estimating avoided cost studies involving co-generation and/or renewable projects, and for meeting all regulatory requirements related to the commodity consulting. In addition the energy analyst will assist in tracking and marketing accounts housing renewable energy certificates (REC) that are created from CEPS owned renewable energy generation projects. Moreover the energy analyst will develop and monitor information related to the traditional and renewable energy grant and incentive programs along with the future REC values.</p>	B.A or B.S Degree	2

FINANCING RATES

The ESPC financing rate awarded under SIN 334512 will be calculated using an Average Life Treasury Index interpolated from the U.S. Treasury constant maturity rates calculated at the time of the proposal as published in the daily Federal Reserve H.15 release (<http://www.federalreserve.gov/releases/h15/update/>).

A project specific spread is formulated based on the project term, financed amount, measurement and verification (M&V) protocols and the current market. The spread is added to the index to obtain the final interest rate. The following spreads are currently accepted under the contract:

Project Value (Project Term), Interest Rate (Spread over Index)

- 1) Projects less than \$5M (1-5 year term), 325 BP over Average Life Treasury Index
- 2) Projects \$5M - \$15 M (5-15 year term), 315 BP over Average Life Treasury Index
- 3) Project \$15M + (15-25 year term), 310 BP over Average Life Treasury Index

Constellation will obtain for the Government the best value for the project, based on that project's specific mix of energy conservation measures, M&V strategies, and project risks and responsibilities as well as terms and conditions of the financing issuance costs and termination premiums.

Glossary:

Average Life - The length of time that will pass before one-half of a debt obligation has been retired.

Basis Point - A basis point (often denoted as BP, colloquially referred to in the plural as "bips") is a unit equal to 1/100 of a percentage point.

Constant Maturity Treasury Rates or CMTs. Yields are interpolated by the Treasury from the daily yield curve. This curve, which relates the yield on a security to its time to maturity, is based on the closing market bid yields on actively traded Treasury securities in the over-the-counter market. These market yields are calculated from composites of quotations obtained by the Federal Reserve Bank of New York. The yield values are read from the yield curve at fixed maturities, currently 1, 3 and 6 months and 1, 2, 3, 5, 7, 10, 20, and 30 years. This method provides a yield for a 10 year maturity, for example, even if no outstanding security has exactly 10 years remaining to maturity.